

FOR LEASE

Mandarin Single Tenant Office Building



9791 Old St Augustine Rd, Jacksonville, FL 32257

- ◆ **RATE: \$14.00/SF / NNN + Cam**
- ◆ **ZONING: CRO**
- ◆ Free standing single tenant office building in well maintained professional office park. Ideal spot for a professional services firm such as attorney, accountant, financial services, engineering or architecture.
- ◆ Includes 18 parking spaces (ratio 7/1,000)
- ◆ Old Saint Augustine Rd near the corner of San Jose Blvd, excellent access to I-295. Close to shops, restaurants and other business districts.



| Income | 1-mi | 3-mi | 5-mi |
|-------------------------------|----------|----------|----------|
| 2015 Household Income: Median | \$49,516 | \$53,139 | \$56,023 |
| 2015 Household Income Average | \$68,298 | \$74,696 | \$78,893 |

Chas Lawrence / clawrence@cbcbenchmark.com / Direct: (904) 421-8528

/ COMMERCIAL TO THE CORE /

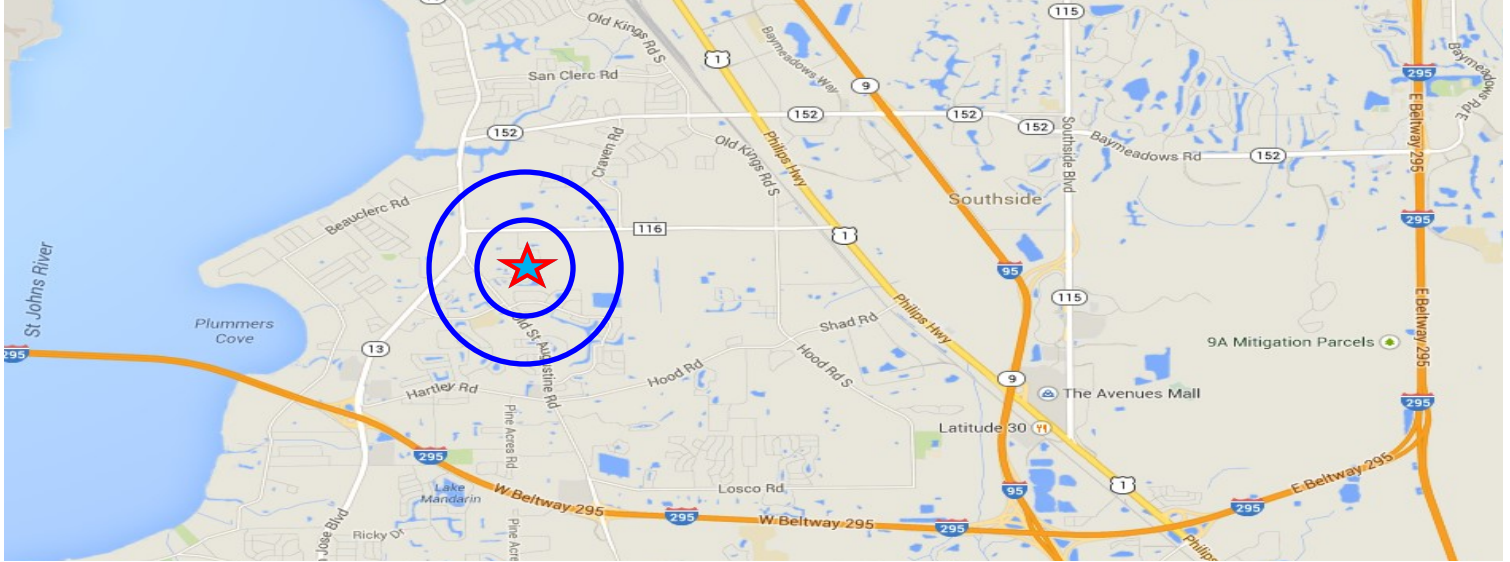
CBCBENCHMARK.COM // CBCWORLDWIDE.COM

FOR LEASE

Mandarin Single Tenant Office Building



9791 Old St Augustine Rd, Jacksonville, FL 32257



INTERIOR VIEWS



Chas Lawrence / clawrence@cbcbenchmark.com / Direct: (904) 421-8528

/ COMMERCIAL TO THE CORE /

CBCBENCHMARK.COM // CBCWORLDWIDE.COM

© 2017 Coldwell Banker Real Estate LLC, dba Coldwell Banker Commercial Affiliates. All Rights Reserved. Coldwell Banker Real Estate LLC, dba Coldwell Banker Commercial Affiliates fully supports the principles of the Equal Opportunity Act. Each Office is Independently Owned and Operated. Coldwell Banker Commercial and the Coldwell Banker Commercial Logo are registered service marks owned by Coldwell Banker Real Estate LLC, dba Coldwell Banker Commercial Affiliates. Information contained herein is believed to be correct and obtained from reliable sources. However, it is subject to errors, omissions, price changes or withdrawal without notice. Each item should be verified.

4348 Southpoint Blvd., Ste #310
 Jacksonville, FL 32216
 904-281-1990 MAIN
 904-281-0998 FAX